176.0	0008	0020.B	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	669,200 / 669,200
					USE VALUE:	669,200 / 669,200
					ASSESSED:	669,200 / 669,200

PROPERTY LOCATION

No	Alt No	Direction/Street/City
67		SMITH ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	MULDOON PATRICIA--ETAL
Owner 2:	THOMPSON WILLIAM C
Owner 3:	
Street 1:	67 SMITH ST
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

NARRATIVE DESCRIPTION

This parcel contains 5,845 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1964, having primarily Brick Veneer Exterior and 1832 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	5845.000	252,500		416,700	669,200
Total Card	0.134	252,500		416,700	669,200
Total Parcel	0.134	252,500		416,700	669,200

Source: Market Adj Cost | Total Value per SQ unit /Card: 365.38 | /Parcel: 365.3

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

User Acct 118964

GIS Ref

GIS Ref

Insp Date 04/02/19

PREVIOUS ASSESSMENT

Parcel ID 176.0-0008-0020.B

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	252,500	0	5,845.	416,700	669,200	669,200	Year End Roll	12/18/2019
2019	101	FV	211,400	0	5,845.	410,800	622,200	622,200	Year End Roll	1/3/2019
2018	101	FV	211,400	0	5,845.	315,500	526,900	526,900	Year End Roll	12/20/2017
2017	101	FV	211,400	0	5,845.	297,700	509,100	509,100	Year End Roll	1/3/2017
2016	101	FV	211,400	0	5,845.	273,900	485,300	485,300	Year End	1/4/2016
2015	101	FV	202,800	0	5,845.	256,000	458,800	458,800	Year End Roll	12/11/2014
2014	101	FV	202,800	0	5,845.	235,800	438,600	438,600	Year End Roll	12/16/2013
2013	101	FV	202,800	0	5,845.	235,800	438,600	438,600		12/13/2012

!13821!

PRINT

Date	Time
12/11/20	03:43:19

LAST REV

Date	Time
04/02/19	15:16:18
danam	

SALES INFORMATION

TAX DISTRICT

PAT ACCT. 13821

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	1043-31		4/1/1988		187,000	No	No		Y

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
7/6/2011	664	New Wind	7,189					& NEW ENTRY DOOR

ACTIVITY INFORMATION

Date	Result	By	Name
4/2/2019	Inspected	DGM	D Mann
10/6/2018	MEAS&NOTICE	HS	Hanne S
10/31/2008	Meas/Inspect	345	PATRIOT
3/3/2000	Inspected	270	PATRIOT
1/13/2000	Mailer Sent		
1/5/2000	Measured	276	PATRIOT
10/1/1991		PM	Peter M

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

USER DEFINED

Prior Id # 1:	118964
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5845		Sq. Ft.	Site		0	70.	1.02	6									416,744						416,700	

Total AC/HA: 0.13418 | Total SF/SM: 5845 | Parcel LUC: 101 One Family | Prime NB Desc: ARLINGTON | Total: 416,744 | Spl Credit | Total: 416,700

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	5 - Cape		
Sty Ht:	1A - 1 Sty +Attic		
(Liv) Units:	1	Total:	1
Foundation:	2 - Conc. Block		
Frame:	1 - Wood		
Prime Wall:	8 - Brick Veneer		
Sec Wall:	1 - Wood Shingl	10	%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	BRICK& BLUE		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1964	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall	2 - Plaster		
Sec Int Wall:	8 - Plyw Panel	25	%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:	5 - Lino/Vinyl	15	%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:	1		
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	1 - Forced H/Air		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	Yes	Central Vac:	NO
% Com Wall		% Sprinkled:	

BATH FEATURES

Full Bath	1	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:	1	Rating:	Poor
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Average
A Kits:		Rating:	
Frpl:	2	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AV - Average	31.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
Total:		31	%

CALC SUMMARY

Basic $ / SQ:	105.00
Size Adj.:	1.34547925
Const Adj.:	1.00197780
Adj $ / SQ:	141.555
Other Features:	83519
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	365935
Depreciation:	113440
Depreciated Total:	252495

COMMENTS

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units:	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals	RMs: 8			BRs: 3				Baths: 1		HB 1		

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

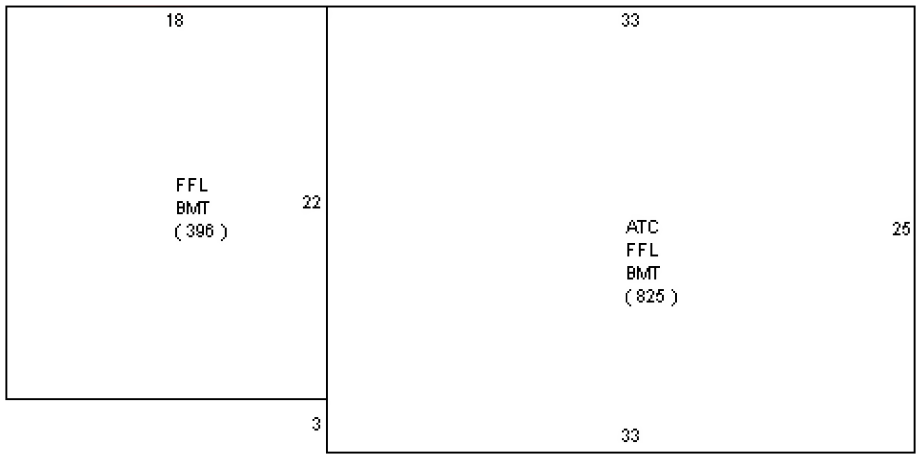
No Unit	RMS	BRS	FL
1	8	3	
Totals			
1	8	3	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:		Before Depr:	141.55
Special Features:	0	Val/Su Net:	92.46
Final Total:	252500	Val/Su SzAd	167.25

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
BMT	Basement	1,221	56.270	68,703
FFL	First Floor	1,221	141.550	172,838
ATC	Attic	289	141.550	40,874
	Net Sketched Area:	2,731	Total:	282,415
Size Ad	1509.75	Gross Are	3267	FinArea 1832

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	100	RRM	50		

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID 176.0-0008-0020.B

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More:	N	Total Yard Items:		Total Special Featues:		Total:	